

Prepared by and Return To:

0934852MS

Nationwide Trustee Services, Inc.

1587 Northeast Expressway

Atlanta, GA 30329

770-234-9181

INDEXING INSTRUCTIONS: Lot 1, Lot 2, DeSoto Farms North, situated in Section 28, Township 3 South, Range 5 West, DeSoto County, Mississippi

SUBSTITUTION OF TRUSTEE

WHEREAS, on December 30, 2005, Jack King and Steffany King, executed a Deed of Trust to Arnold A Weiss, Trustee for the use and benefit of Mortgage Electronic Registration Systems, Inc., acting solely as nominee for Accredited Home Lenders, Inc., its successors and assigns which Deed of Trust is on file and of record in the office of the Chancery Clerk of De Soto County, Mississippi, in Deed of Trust Record Book 2386, Page 323 thereof; describing the following property:

Lot 1, DeSoto Farms North, situated in Section 28, Township 3 South, Range 5 West, DeSoto County, Mississippi as per plat thereof recorded in Plat Book 70, Pages 30-35, in the Office of the Chancery Clerk of DeSoto County, Mississippi.

And

Lot 2, DeSoto Farms North, situated in Section 28, Township 3 South, Range 5 West, DeSoto County, Mississippi as per plat thereof recorded in Plat Book 70, Pages 30-35, in the Office of the Chancery Clerk of DeSoto County, Mississippi.

WHEREAS, the undersigned is the present holder and beneficiary of the deed of trust; and

WHEREAS, under the terms of said Deed of Trust the beneficiary or any assignee is authorized to appoint a Trustee in the place and stead of the original Trustee or any successor Trustee in said Deed of Trust; and

Should the undersigned become the last and highest bidder at the foreclosure sale, the Substitute Trustee is hereby authorized to transfer and assign said bid to convey title to said foreclosed property to the ***U.S. Bank National Association, as Trustee for J.P. Morgan Mortgage Acquisition Trust 2006-ACC1, Asset Backed Pass-Through Certificates, Series 2006-ACC1**, its successors and assigns. The statement in the Substitute Trustee's Deed that the undersigned has requested the transfer of its bid to Grantee(s) in the Substitute Trustee's Deed shall be binding on the undersigned and conclusive evidence in favor of the assignee or other

***JPMorgan Chase Bank, N.A.
as Attorney-in-Fact for**

parties thereby, and that the Substitute Trustee is duly authorized and empowered to execute same.

NOW THEREFORE, the undersigned does hereby appoint and substitute **Nationwide Trustee Services, Inc.**, as Trustee in said Deed of Trust, the said **Nationwide Trustee Services, Inc.**, to have all the rights, powers and privileges of the Trustee named in said Deed of Trust.

IN WITNESS WHEREOF, the undersigned has caused these presents to be signed on this
the 8 day of Dec, 2009. ✓

*JPMorgan Chase Bank, N.A.
as Attorney-in-Fact for

*U.S. BANK NATIONAL ASSOCIATION, AS
TRUSTEE FOR J.P. MORGAN MORTGAGE
ACQUISITION TRUST 2006-ACC1, ASSET BACKED
PASS-THROUGH CERTIFICATES, SERIES 2006-ACC1

By: [Signature]
Its Starlene L. Starling
Vice President

STATE OF Ohio ✓
COUNTY OF Franklin ✓

POWER OF ATTORNEY
ATTACHED AS EXHIBIT A ✓

I Nicole A. Daggs ✓, a Notary Public in and for said State and County hereby
certify that Starlene L. Starling ✓ who is Vice President, respectively of
JPMorgan Chase Bank, NA, Attorney in Fact for U.S. Bank National Association, as
Trustee for J.P. Morgan Mortgage Acquisition Trust 2006-ACC1, Asset Backed Pass-Through
Certificates, Series 2006-ACC1, a corporation signed the foregoing conveyance with full
authority, executed the same voluntarily for and as the act of said corporation, acting in its
capacity as attorney in fact on this day.

Given under my hand this 8 day of Dec, 2009.

[Signature]
NOTARY PUBLIC

My Commission Expires:



NICOLE A. DAGGS
Notary Public
In and For the State of Ohio
My Commission Expires 12/10/13
Vol. 265

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Exhibit A ✓

RECORDING REQUESTED BY:

JPMorgan Chase Bank, N.A.
REO Dept-#663/C86
10790 Rancho Bernardo Rd
San Diego, CA 92127

SPACE ABOVE THIS LINE FOR RECORDER'S USE

LIMITED POWER OF ATTORNEY

U.S. Bank National Association ("U.S. Bank"), a national banking association organized and existing under the laws of the United States of America, 209 South LaSalle Street, 3rd Fl, Chicago IL 60604 as Trustee, hereby constitutes and appoints JPMorgan Chase Bank, National Association ("Chase"), and in its name, aforesaid Attorney-In-Fact, by and through any of officer appointed by the Board of Directors of Chase, to execute and acknowledge in writing or by facsimile stamp all documents customarily and reasonably necessary and appropriate for the tasks described in the items (1) through (4) below; provided however, that the documents described below may only be executed and delivered by such Attorneys-In-Fact if such documents are required or permitted under the terms of the Pooling and Servicing Agreement dated as of May 1, 2006, among J.P. Morgan Acceptance Corporation I, as Depositor, J. P. Morgan Mortgage Acquisition Corp., as Seller, JPMorgan Chase Bank, National Association, as Servicer, U.S. Bank National Association, as Trustee and Pentalpha Surveillance, LLC as Trust Oversight Manager to J.P. Morgan Acquisition Trust 2006-ACC1 Asset Backed Pass-Through Certificates, Series 2006-ACC1 and no power is granted hereunder to take any action that would be adverse to the interests of the Trustee of the Holder. This Power of Attorney is being issued in connection with Chase's responsibilities to service certain mortgage loans (the "Loans") held by U.S. Bank in its capacity as Trustee. These Loans are comprised of Mortgages, Deeds of Trust, Deeds to Secure Debt and other forms of Security instruments (collectively the "Security Instruments") and the Notes secured thereby.

1. Demand, sue for, recover, collect and receive each and every sum of money, debt, account and interest (which now is, or hereafter shall become due and payable) belonging to or claimed by U.S. Bank National Association, and to use or take any lawful means for recovery by legal process or otherwise.
2. Transact business of any kind regarding the Loans, and obtain an interest therein and/or building thereon, as U.S. Bank National Association's act and deed, to contact for, purchase, receive and

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take possession and evidence of title in and to the property and/or to secure payment of a promissory note or performance of any obligation or agreement.

3. Execute bonds, notes, mortgages, deeds of trust and other contracts, agreements and instruments regarding the Borrowers and/or the Property, including but not limited to the execution of releases, satisfactions, assignments, and other instruments pertaining to mortgages or deeds of trust, and execution of deeds and associated instruments, if any, conveying the Property, in the interest of U.S. Bank National Association.
4. Endorse on behalf of the undersigned all checks, drafts and/or other negotiable instruments made payable to the undersigned.

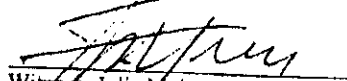
Witness my hand and seal this 3rd day of November 2008.

(SEAL) **NO CORPORATE SEAL**

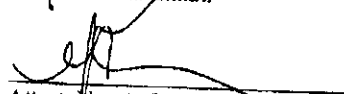
U.S. Bank National Association, as
Trustee for J.P. Morgan Acquisition
Trust 2006-ACCI


Witness: Mary Ann Turbak

By 
Melissa A. Rosal, Vice President


Witness: Julia Linian

By 
Patricia M. Child, Vice President


Attest: Nancie J. Arvin

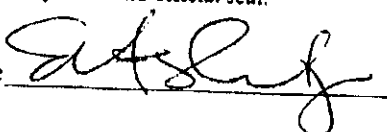
FOR CORPORATE ACKNOWLEDGMENT

State of Illinois

County of Cook

On this 3rd day of November 2008, before me, the undersigned, a Notary Public in and for said County and State, personally appeared Melissa A. Rosal and Patricia M. Child, personally known to me (or proved to me on the basis of satisfactory evidence) to be the persons who executed the within instrument both as Vice Presidents of the corporation that executed the within instruments, and known to me to be the person who executed the within instrument on behalf of the corporation therein named, and acknowledge to me that such corporation executed the within instrument pursuant to its by-laws or a resolution of its Board of Directors.

WITNESS my hand and official seal.

Signature 

(NOTARY SEAL)

My commission expires: 11/6/2010

TOTAL P.003